WAYNE COUNTY Comprehensive Plan Update

- **Commissioners' initiative**
- **MPC requires update**
- **Two year project**
- **Complete in 2023**
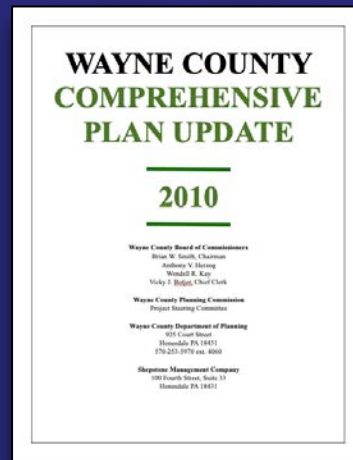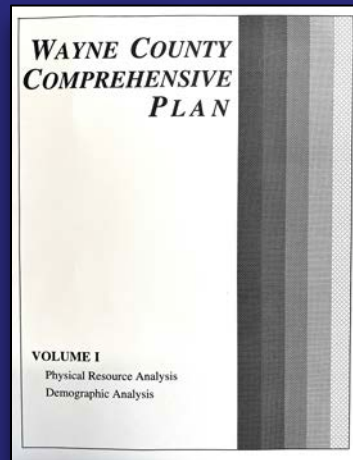- **An <u>Update</u> - not a new plan**
- **Consistency with local planning**
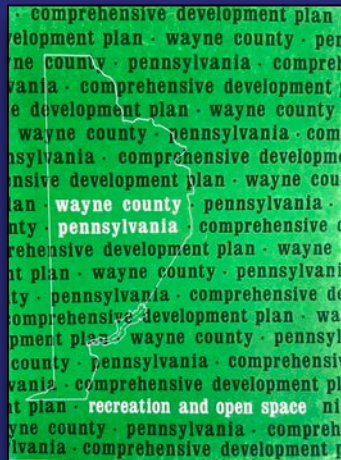
Now In Progress

1973…1994…2010…2023

WAYNE COUNTY Comprehensive Plan Update

- **Surveys of residents**

- **Latest demographics**

- **Builds on Existing Land Use Study**

- **Practical recommendations**

- **Models for municipalities**

- **Guide for County in crafting policies on County infrastructure and other key issues**

WAYNE COUNTY Comprehensive Plan Update

Lack of growth

Households by Municipality, 2010-2020
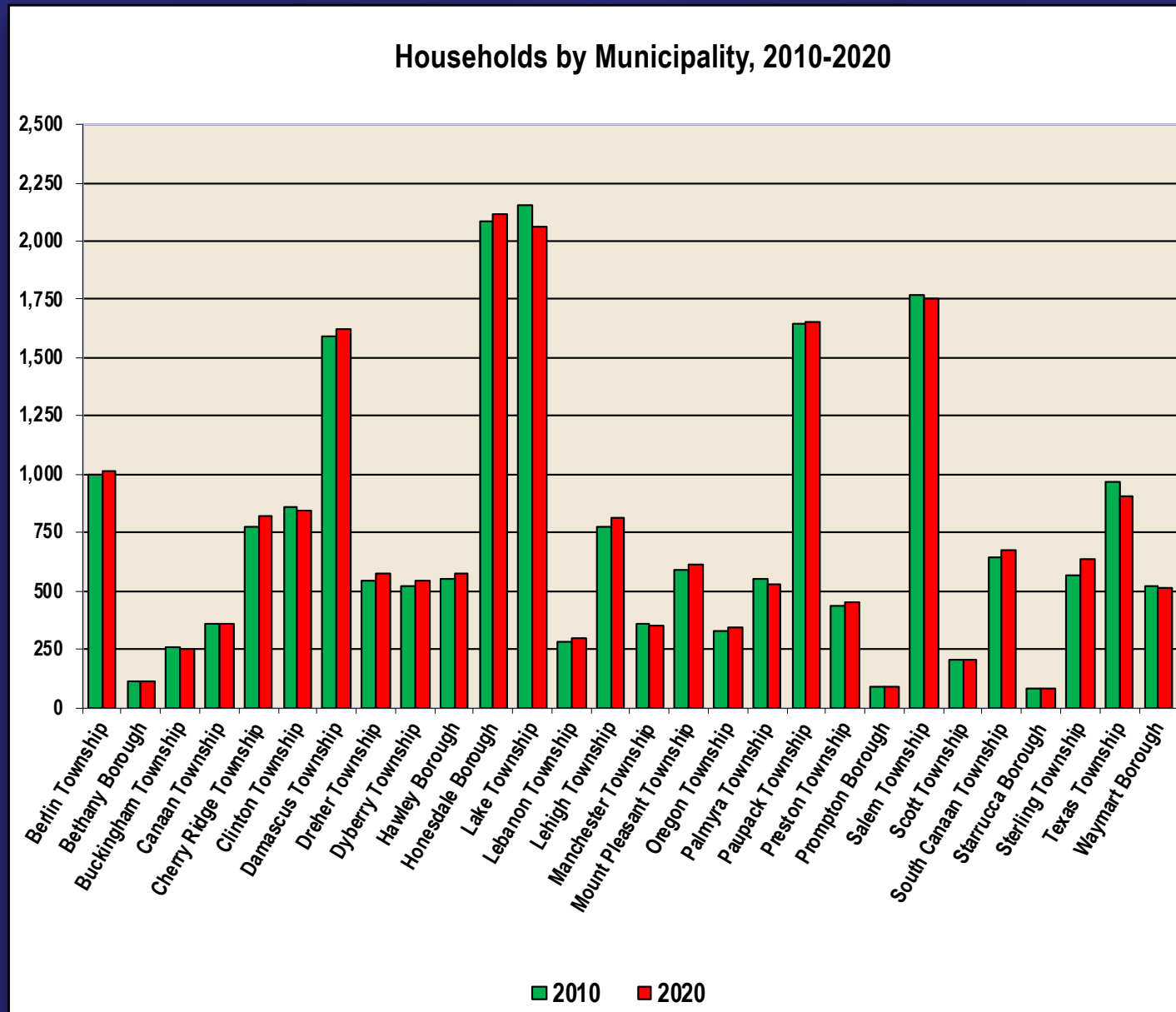
WAYNE COUNTY Comprehensive Plan Update

Fewer children, more seniors

Wayne County Children and Seniors, 2000-2020
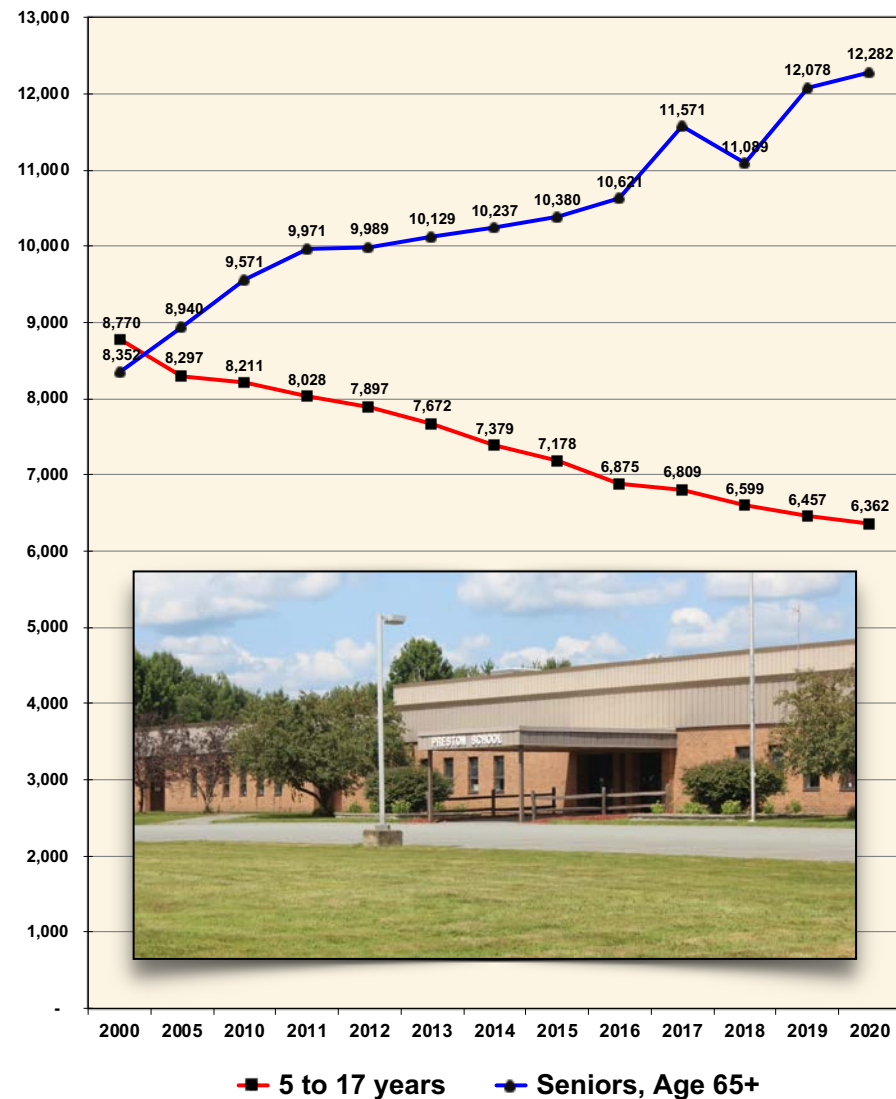
WAYNE COUNTY COMPREHENSIVE PLAN UPDATE

Outmigration

Notable Sources of Migration	Migration to Wayne County	Migration from Wayne County	Net to Wayne County
United States	2,821	2,926	(105)
Pennsylvania	1,470	1,487	(17)
• Dauphin	10	102	(92)
• Lackawanna	469	290	179
• Monroe	69	31	38
• Pike	120	423	(303)
• Susquehanna	93	42	51
New Jersey	297	14	283
• Bergen	154	0	154
• Morris	29	0	29
• Passaic	19	0	19
• Sussex	29	0	29
New York	426	215	211
• New York City	129	61	68
Florida	85	139	(54)
North Carolina	157	83	74
South Carolina	13	200	(187)

WAYNE COUNTY COMPREHENSIVE PLAN UPDATE

Shifting patterns, potential decline

Category	2020 Census	2022 ESRI Estimate	2027 ESRI Projection
Population	51,155	50,700	50,528
Households	20,794	20,623	20,666

Figure IX-1
Total Housing Units by County, 2000 – 2020

Source: U.S. Census
2000 2010 2020

Figure IX-2
Wayne County Housing Mix, 2010-2020

12,243   11,028   11,116
18,350   20,625   20,794

Source: U.S. Census
■ Permanent ■ 2nd/Vacant
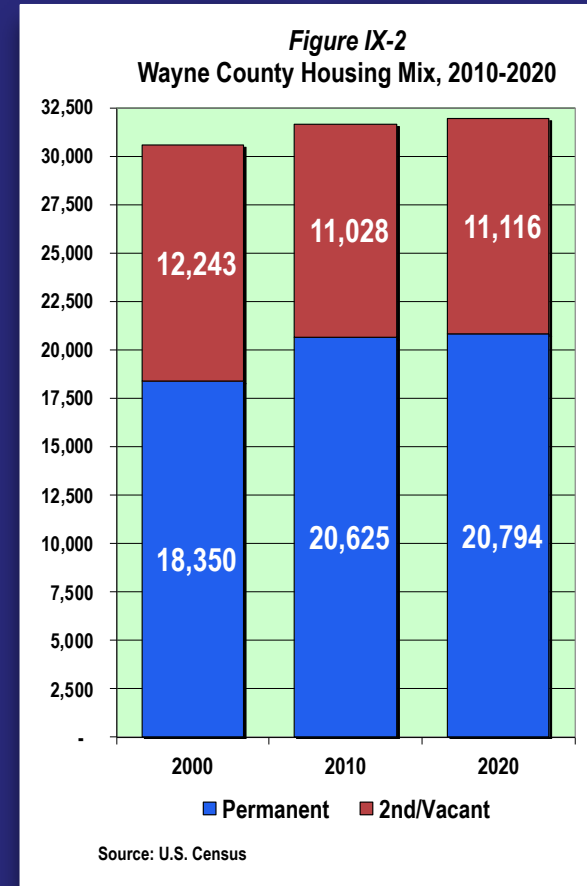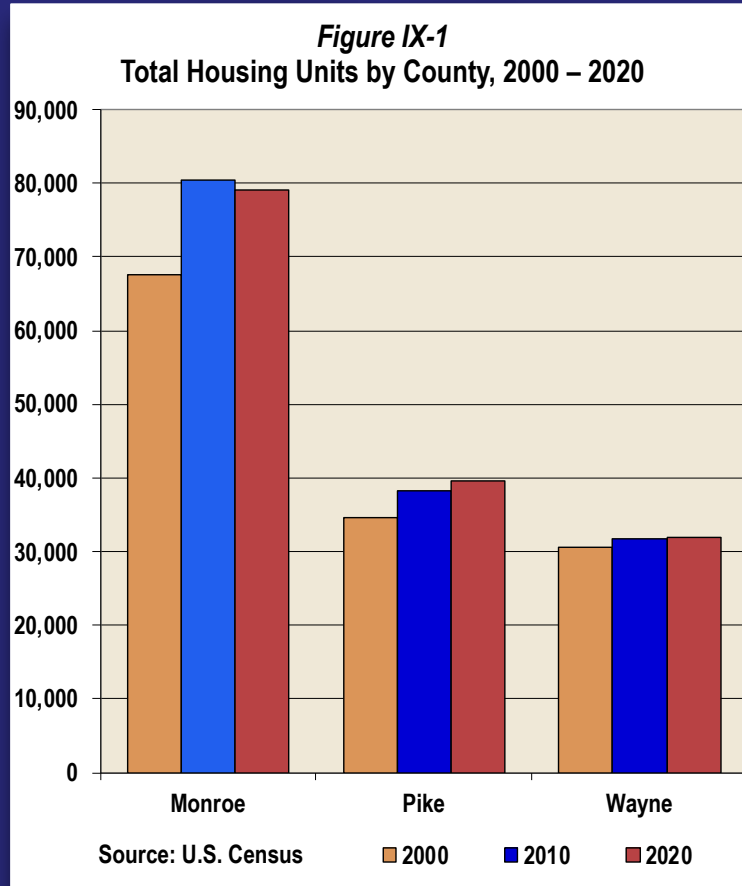
WAYNE COUNTY Comprehensive Plan Update

Insignificant new construction

Figure 22: Building Permits Issued (Single-Family Dwellings), 2000-2021
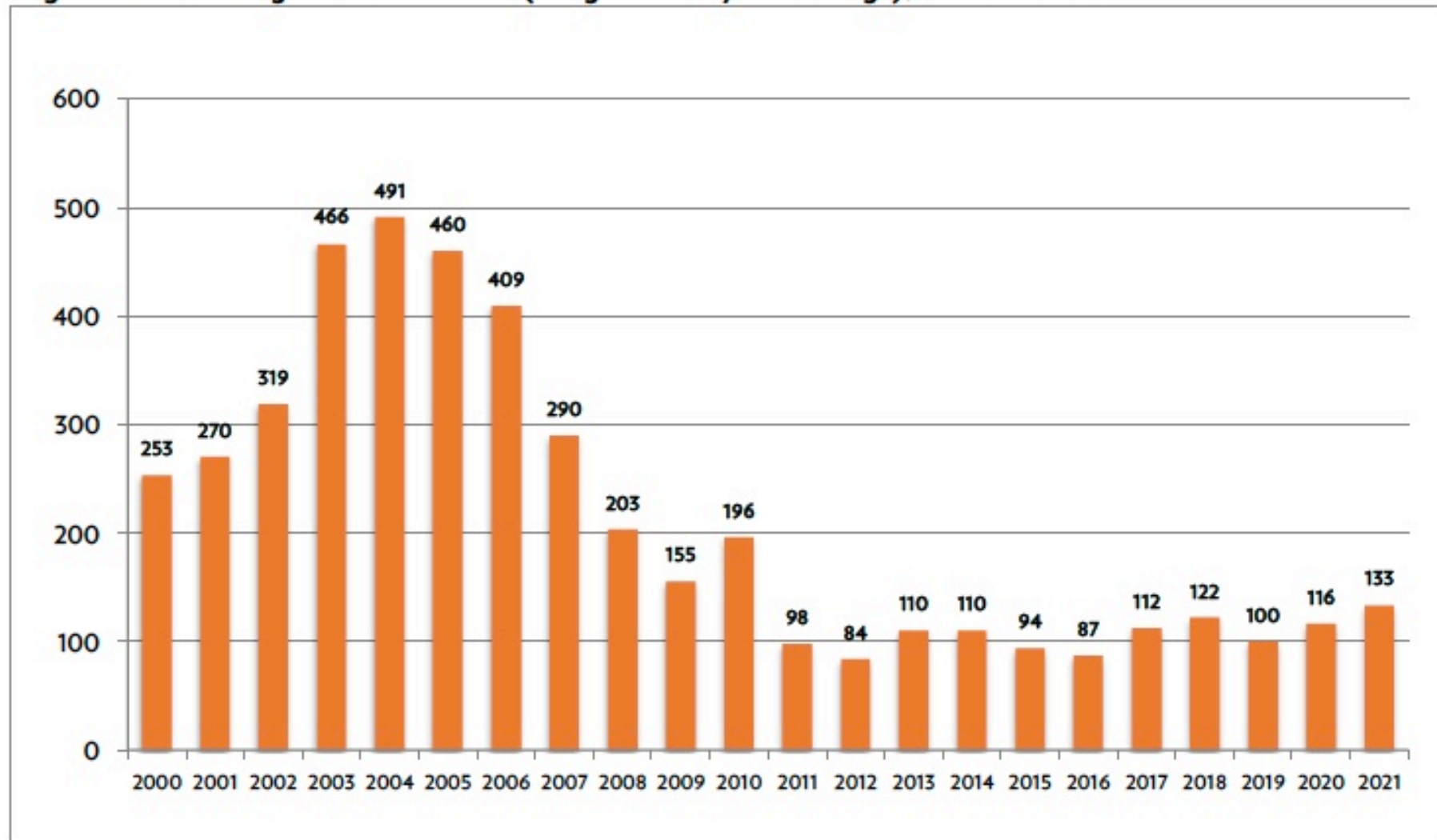
Source: HUD State of the Cities Data Systems (SOCDS), Urban Partners

WAYNE COUNTY Comprehensive Plan Update

Rapidly rising prices

Figure 8: Percentage of ALICE Households in Wayne County, 2010-2018
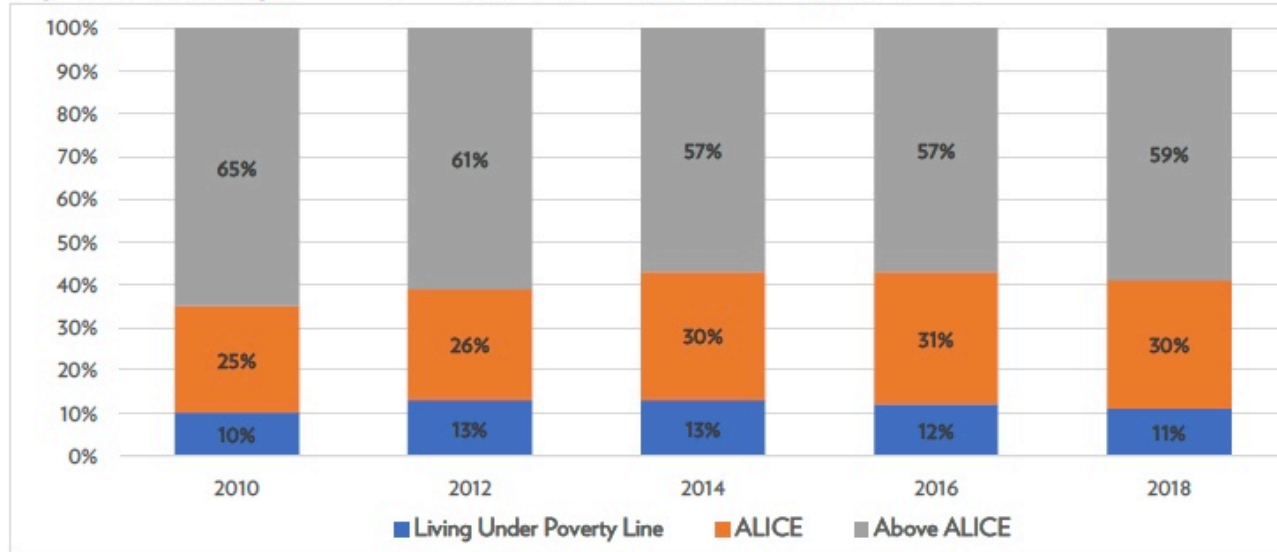
Source: United Way ALICE Project

Figure 23: Median Sale Price by Year Home Sold (2017-2022)

Source: RealQuest, Urban Partners

WAYNE COUNTY Comprehensive Plan Update

**Land and housing prices could change things
(especially as metro areas fail to deliver)**
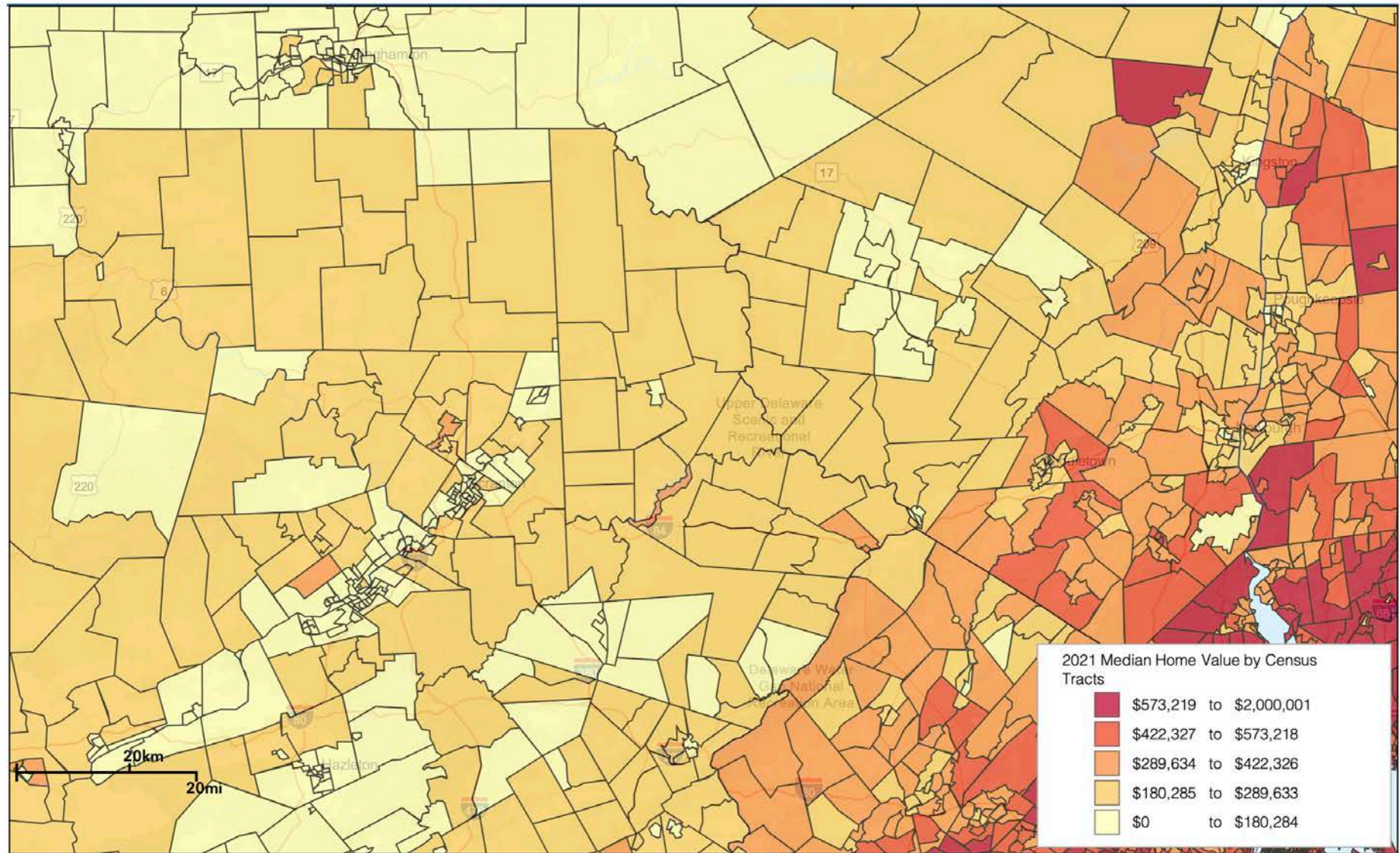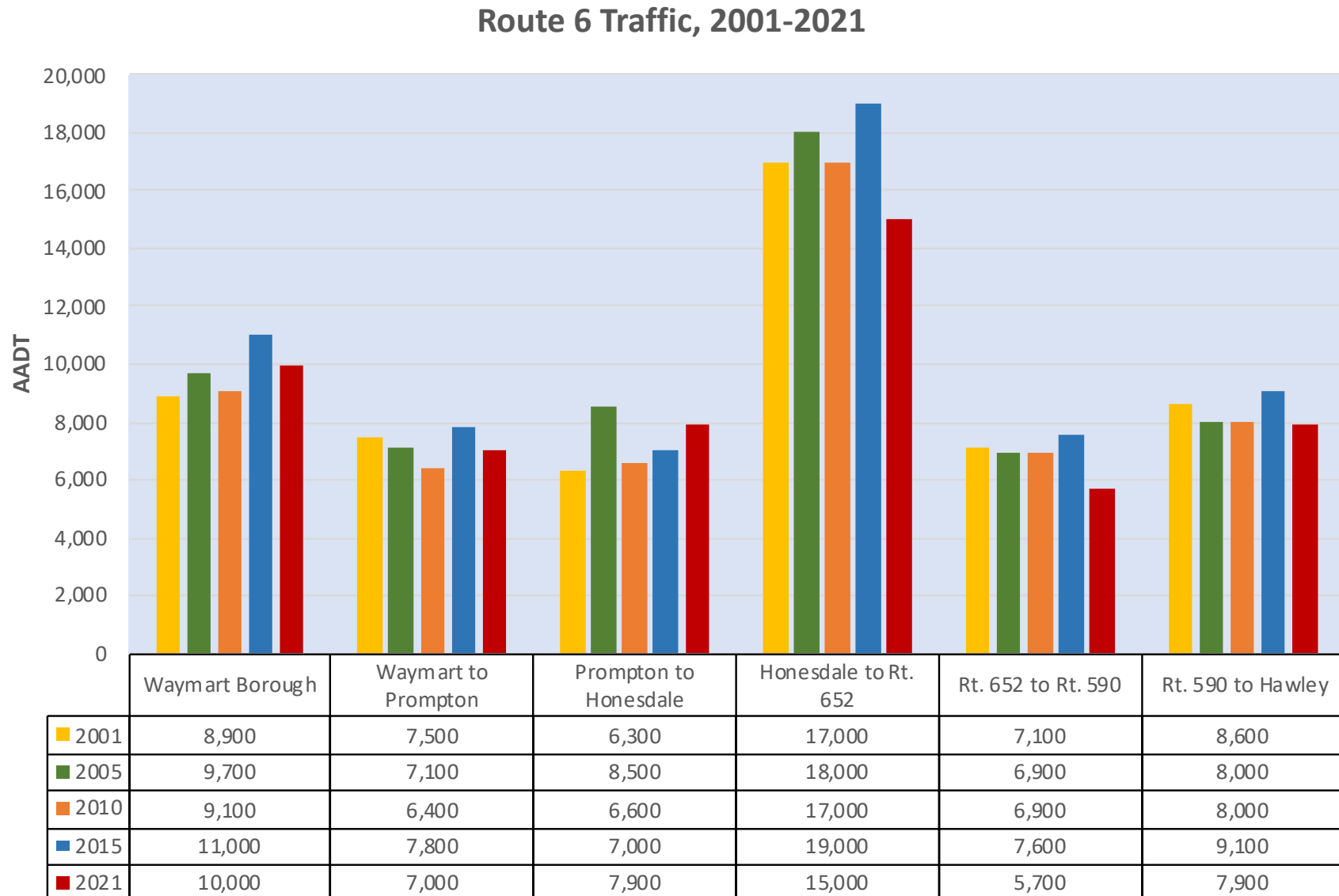
2021 Median Home Value by Census Tracts

- $573,219 to $2,000,001
- $422,327 to $573,218
- $289,634 to $422,326
- $180,285 to $289,633
- $0 to $180,284

May 12, 2022

WAYNE COUNTY Comprehensive Plan Update

Mostly declining traffic

Route 6 Traffic, 2001-2021

	Waymart Borough	Waymart to Prompton	Prompton to Honesdale	Honesdale to Rt. 652	Rt. 652 to Rt. 590	Rt. 590 to Hawley
2001	8,900	7,500	6,300	17,000	7,100	8,600
2005	9,700	7,100	8,500	18,000	6,900	8,000
2010	9,100	6,400	6,600	17,000	6,900	8,000
2015	11,000	7,800	7,000	19,000	7,600	9,100
2021	10,000	7,000	7,900	15,000	5,700	7,900

Source: Pennsylvania Department of Transportation

WAYNE COUNTY COMPREHENSIVE PLAN UPDATE

Mostly declining traffic

Route 191 Traffic, 2001-2021

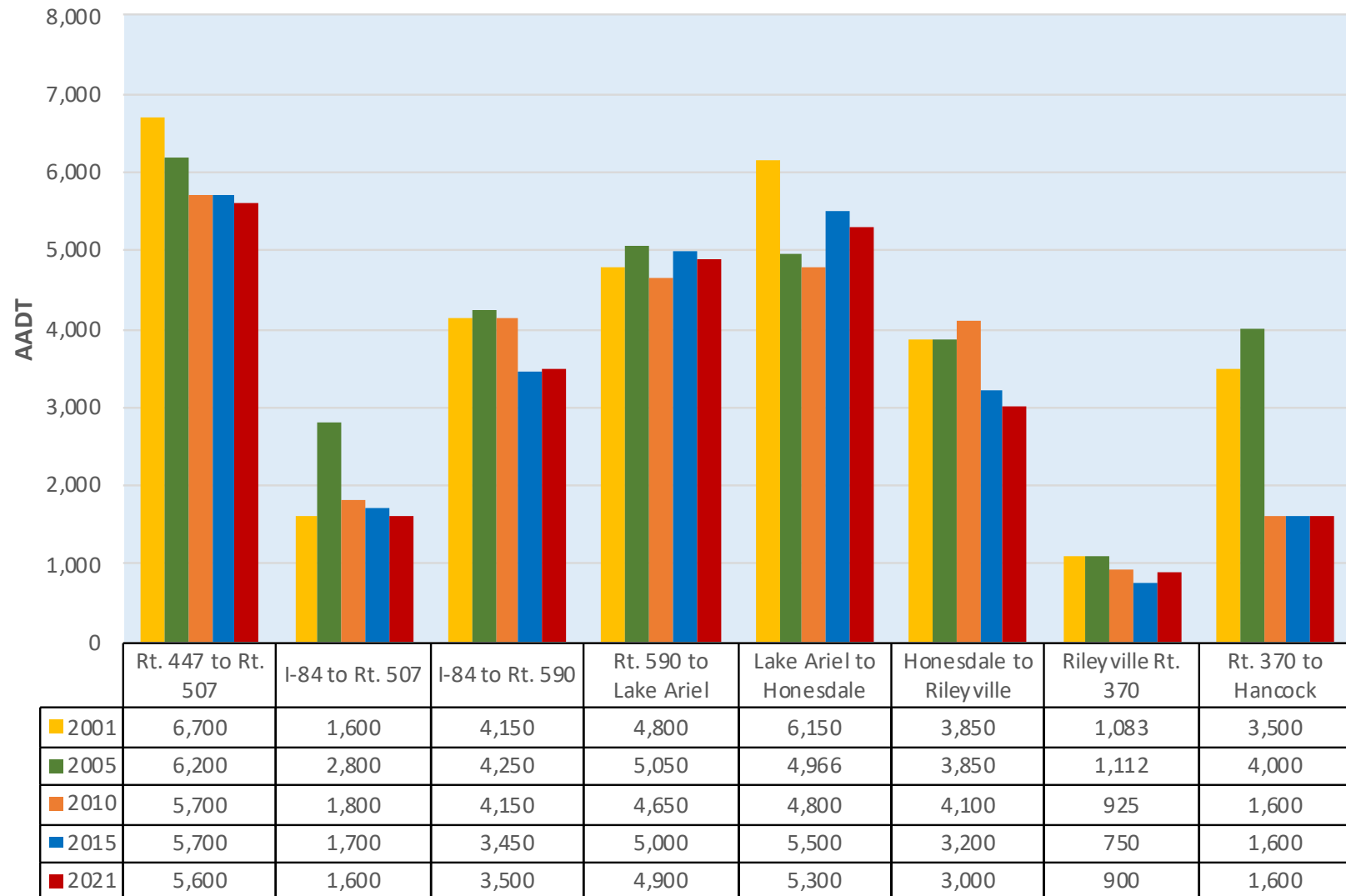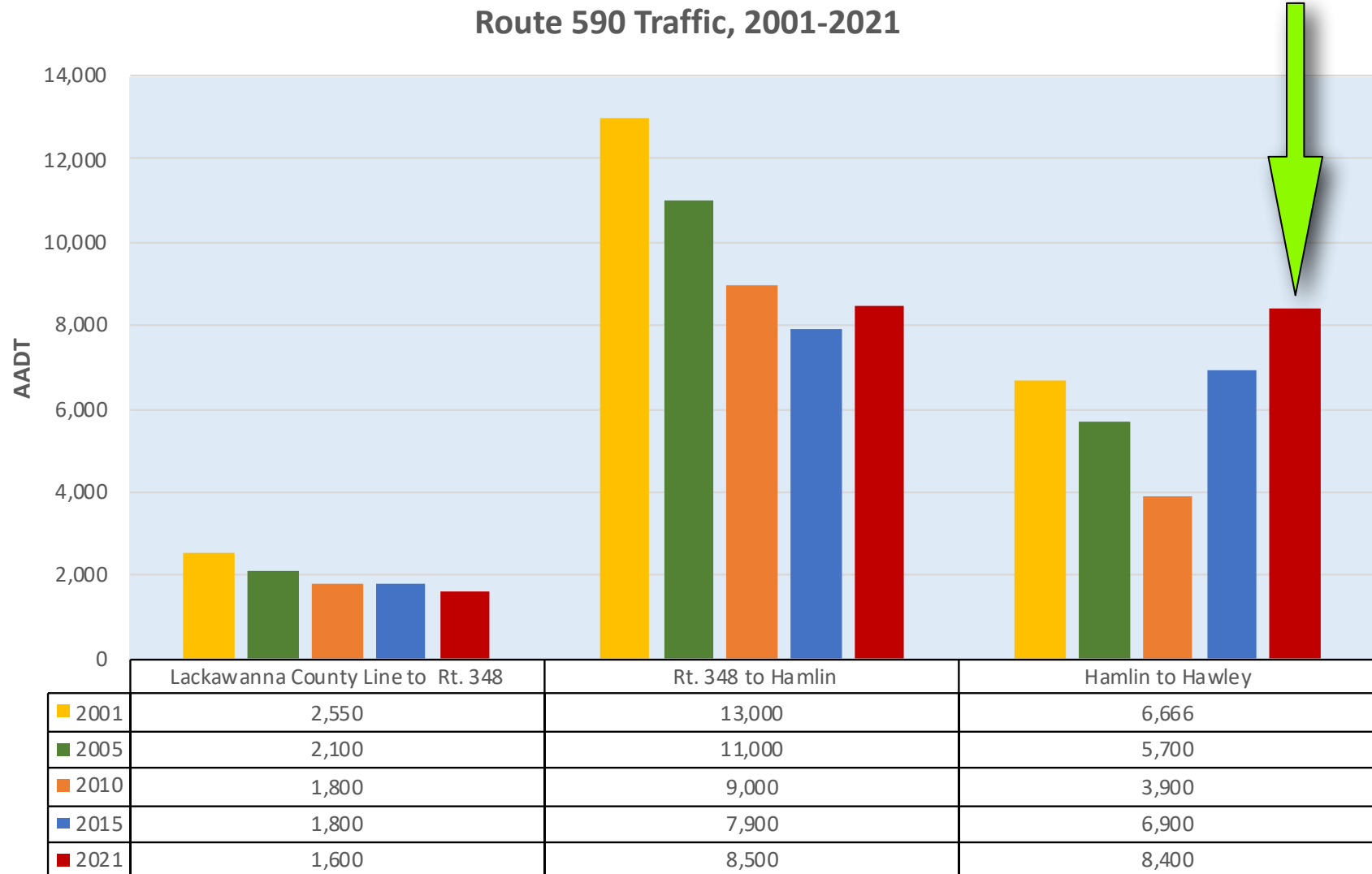|	Rt. 447 to Rt. 507	I-84 to Rt. 507	I-84 to Rt. 590	Rt. 590 to Lake Ariel	Lake Ariel to Honesdale	Honesdale to Rileyville	Rileyville Rt. 370	Rt. 370 to Hancock
2001	6,700	1,600	4,150	4,800	6,150	3,850	1,083	3,500
2005	6,200	2,800	4,250	5,050	4,966	3,850	1,112	4,000
2010	5,700	1,800	4,150	4,650	4,800	4,100	925	1,600
2015	5,700	1,700	3,450	5,000	5,500	3,200	750	1,600
2021	5,600	1,600	3,500	4,900	5,300	3,000	900	1,600

Source: Pennsylvania Department of Transportation

WAYNE COUNTY Comprehensive Plan Update

Mostly declining traffic
(Hamlin to Hawley only count not exceeded in prior years)

Route 590 Traffic, 2001-2021

AADT

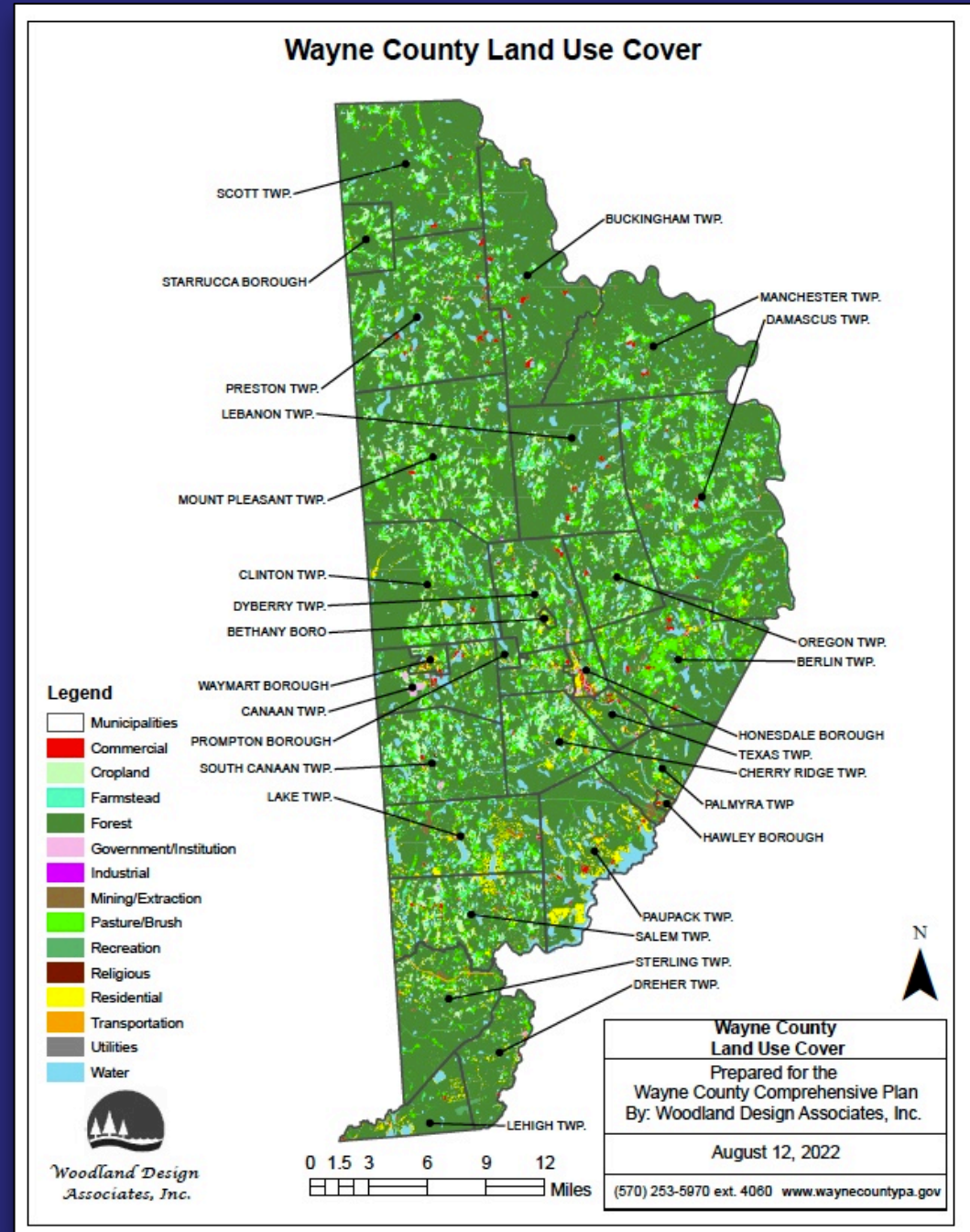|	Lackawanna County Line to Rt. 348	Rt. 348 to Hamlin	Hamlin to Hawley
2001	2,550	13,000	6,666
2005	2,100	11,000	5,700
2010	1,800	9,000	3,900
2015	1,800	7,900	6,900
2021	1,600	8,500	8,400

Source: Pennsylvania Department of Transportation

WAYNE COUNTY Comprehensive Plan Update

Land ever more forested

Wayne County Land Use Cover
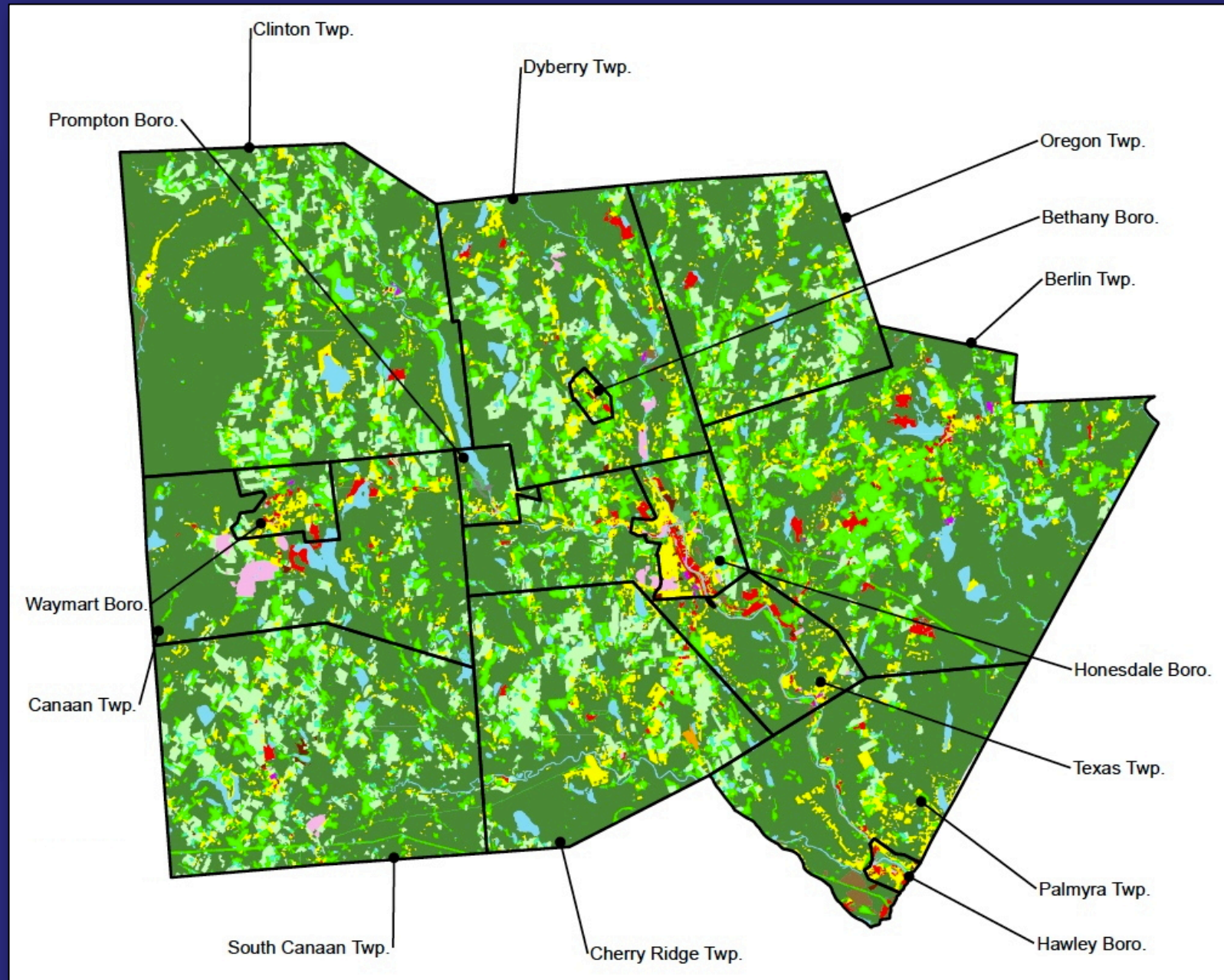
SCOTT TWP.
BUCKINGHAM TWP.
STARRUCCA BOROUGH
MANCHESTER TWP.
DAMASCUS TWP.
PRESTON TWP.
LEBANON TWP.
MOUNT PLEASANT TWP.
CLINTON TWP.
DYBERRY TWP.
BETHANY BORO
OREGON TWP.
BERLIN TWP.
WAYMART BOROUGH
CANAAN TWP.
HONESDALE BOROUGH
PROMPTON BOROUGH
TEXAS TWP.
SOUTH CANAAN TWP.
CHERRY RIDGE TWP.
LAKE TWP.
PALMYRA TWP
HAWLEY BOROUGH
PAUPACK TWP.
SALEM TWP.
STERLING TWP.
DREHER TWP.
LEHIGH TWP.

Legend

- Municipalities
- Commercial
- Cropland
- Farmstead
- Forest
- Government/Institution
- Industrial
- Mining/Extraction
- Pasture/Brush
- Recreation
- Religious
- Residential
- Transportation
- Utilities
- Water

Woodland Design Associates, Inc.

0 1.5 3   6   9   12 Miles

N

Wayne County Land Use Cover

Prepared for the
Wayne County Comprehensive Plan
By: Woodland Design Associates, Inc.

August 12, 2022

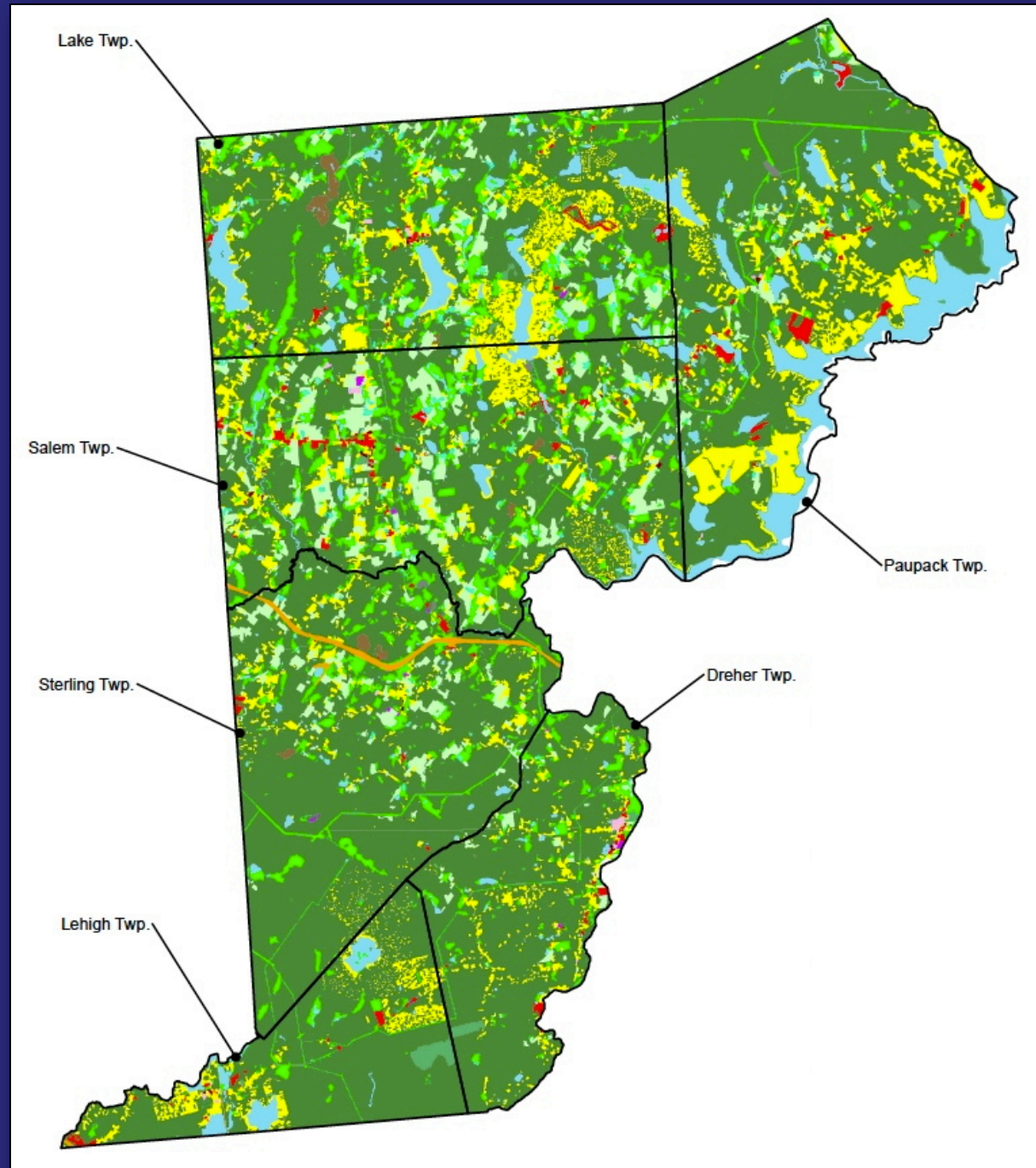(570) 253-5970 ext. 4060 www.waynecountypa.gov

WAYNE COUNTY Comprehensive Plan Update

Legend
- Municipalities
- Commercial
- Cropland
- Farmstead
- Forest
- Government/Institution
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- Pasture/Brush
- Recreation
- Religious
- Residential
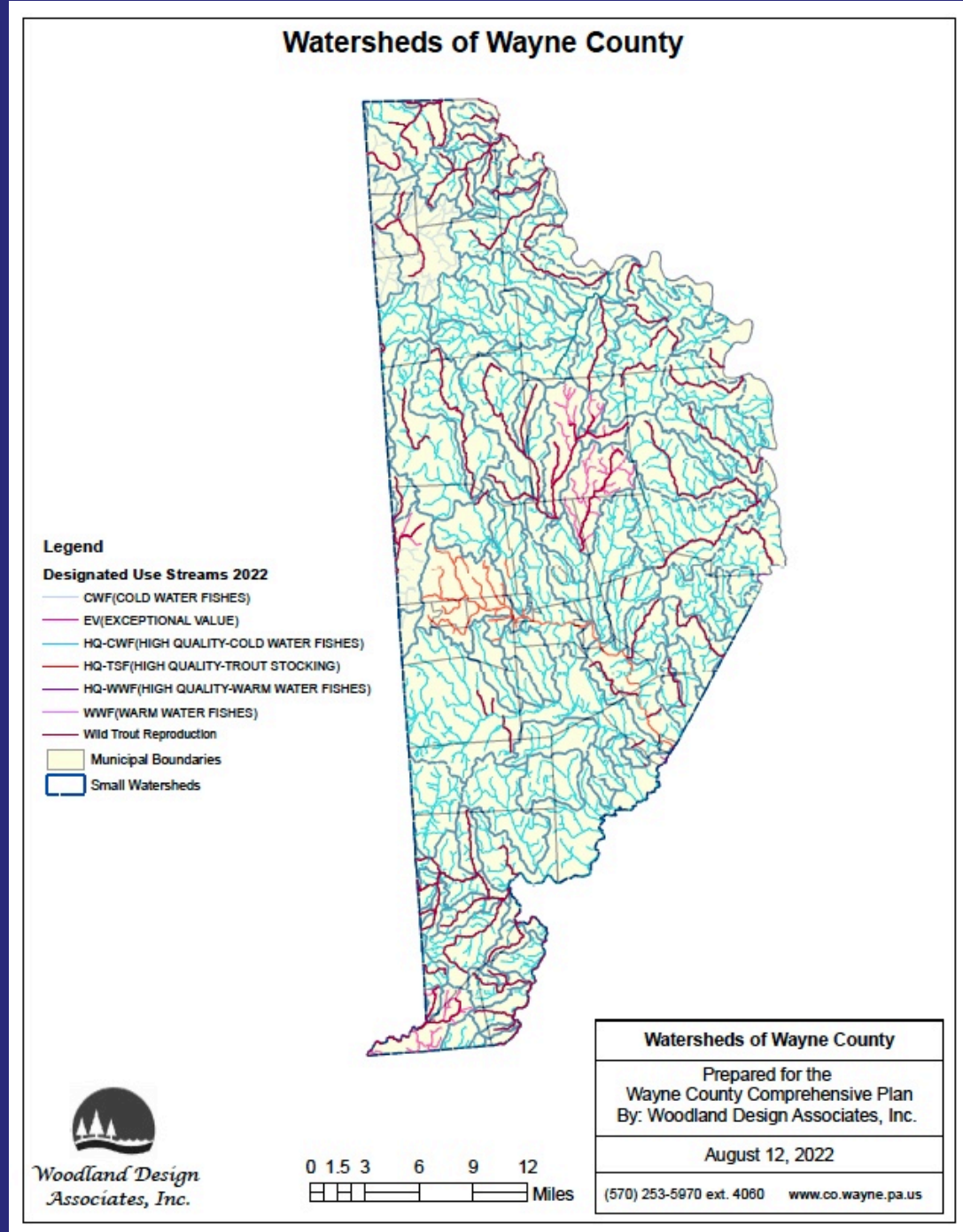- Transportation
- Utilities
- Water

Scott Twp.

Buckingham Twp.

Manchester Twp.

Starrucca Boro.

Preston Twp.

Mount Pleasant Twp.

Lebanon Twp.

Damascus Twp.

WAYNE COUNTY Comprehensive Plan Update

WAYNE COUNTY Comprehensive Plan Update

WAYNE COUNTY Comprehensive Plan Update

High quality water

Watersheds of Wayne County

Legend

Designated Use Streams 2022
- CWF(COLD WATER FISHES)
- EV(EXCEPTIONAL VALUE)
- HQ-CWF(HIGH QUALITY-COLD WATER FISHES)
- HQ-TSF(HIGH QUALITY-TROUT STOCKING)
- HQ-WWF(HIGH QUALITY-WARM WATER FISHES)
- WWF(WARM WATER FISHES)
- Wild Trout Reproduction
- Municipal Boundaries
- Small Watersheds

Watersheds of Wayne County

Prepared for the
Wayne County Comprehensive Plan
By: Woodland Design Associates, Inc.

August 12, 2022

(570) 253-5970 ext. 4060   www.co.wayne.pa.us

0 1.5 3   6   9   12
Miles

Woodland Design
Associates, Inc.

WAYNE COUNTY Comprehensive Plan Update

Wetlands are an issue
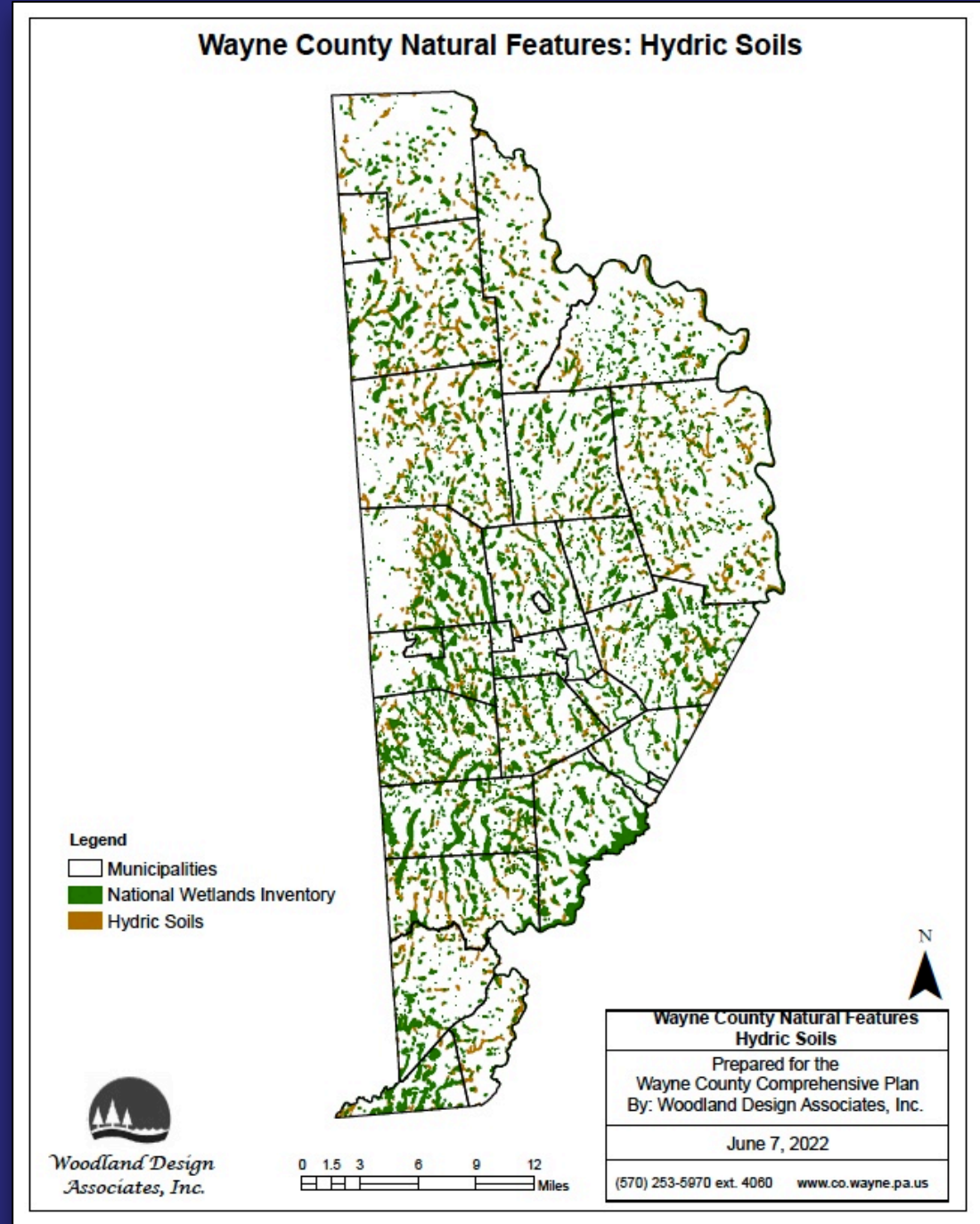
Wayne County Natural Features: Hydric Soils

Legend
- Municipalities
- National Wetlands Inventory
- Hydric Soils

N

0 1.5 3   6   9   12
                              Miles

Wayne County Natural Features
Hydric Soils

Prepared for the
Wayne County Comprehensive Plan
By: Woodland Design Associates, Inc.

June 7, 2022

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Associates, Inc.
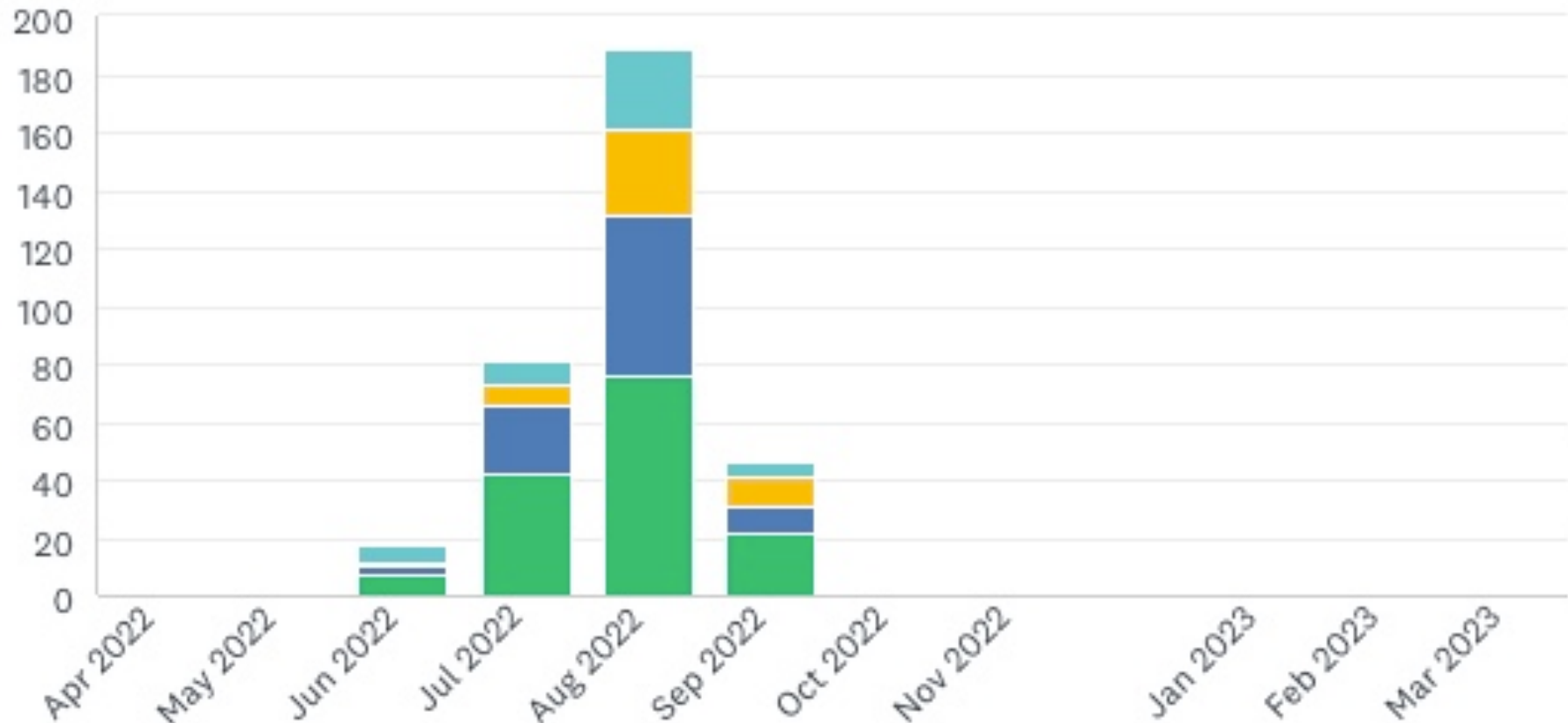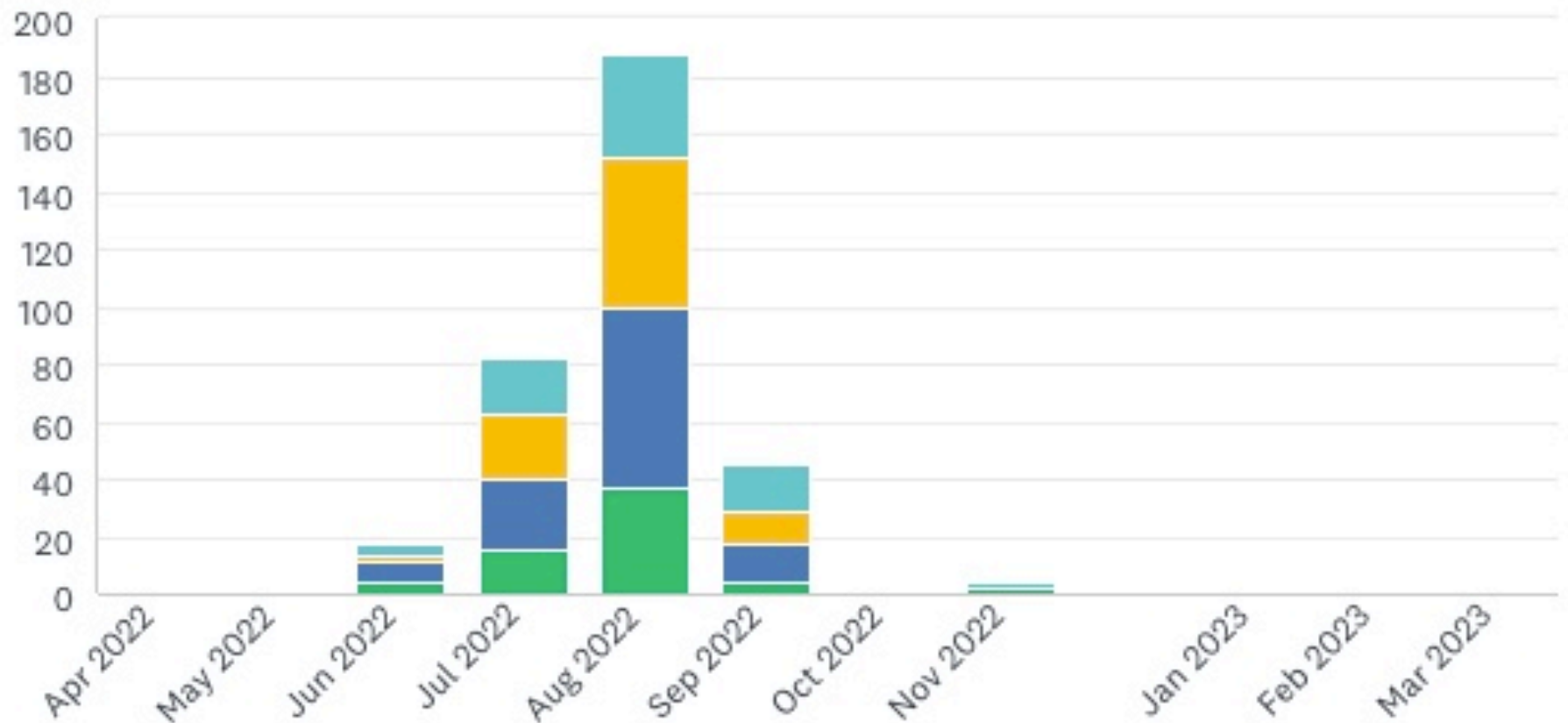
Comments/ Questions?

waynecountypa.gov

CompPlan@WayneCountyPA.gov